

Professional Qualifications of

Roger L. Dunlap

EDUCATION:

Arizona State University; Tempe, Arizona
B.A. in English awarded May 1998

Phoenix College; Phoenix, Arizona
A.A.S. in Paralegal studies, May 1983
Member, Phi Beta Kappa Honor Fraternity

Camelback High School; Phoenix, Arizona
Diploma awarded May 1976

APPRAISAL COURSES:

Real Estate Appraisal Principles (Course & Exam), Basic Valuation Procedures (Course & Exam), Litigation Valuation (Course & Exam), Capitalization Theory and Techniques, Part A (Course & Exam); Uniform Standards of Professional Appraisal Practice (Course & Exam), Appraising from Blueprints (Course & Exam), Appraising Industrial Properties (Course & Exam), Highest and Best Use and Market Analysis (Course & Exam), Advanced Income Capitalization (Course & Exam), Advanced Sales Comparison and Cost Approaches (Course and Exam), Report Writing and Valuation Analysis (Course and Exam), Advanced Applications (Course and Exam)

PROFESSIONAL LICENSE:

Certified General Real Estate Appraiser, Arizona Certificate #31062

EXPERIENCE:

June 1998 – Present Roger L. Dunlap & Associates, LTD. (formerly Dunlap Litigation Services, L.L.C.)

President of corporation providing commercial appraisals; and real estate consulting services and litigation support for real estate attorneys. I am qualified as an expert witness in Yavapai County Superior Court. A partial list of clients is attached.

October 1985 – May 1998 Dushoff & McCall
Phoenix, Arizona

Real Estate Analyst/Paralegal for law firm with a practice emphasizing eminent domain and real estate related litigation.

VALUATION ASSIGNMENTS:

I have been engaged in valuation assignments for purposes of estate valuation, mortgage financing, buyer/seller transactions, and condemnation matters, among others. I have appraised a variety of property types throughout Arizona and Idaho. I have worked in most municipalities of the Phoenix metro area as well as rural areas including properties located on three Indian Reservations, and in twelve of fifteen Arizona counties; as well as Boise, Caldwell, Nampa, Emmett, Twin Falls, Burley and other cities in Idaho. Property types I have appraised include land parcels, proposed and existing commercial and industrial projects on Indian reservations, all types of retail/commercial property, offices, multifamily residential property, and industrial projects ranging from small owner/user manufacturing properties to hi-tech industrial corporate headquarters.

PARTIAL LIST OF CLIENTS:

James M. Balogh, Esq.
Tempe, Arizona
(480) 755-7955

Philip M. Barlow & Associates
Mesa, Arizona
(480) 756-2776

Robert Blakey, Jr., P.C.
Prescott, Arizona
(928) 445-7363

Bonnett Fairbourn Friedman & Balint PC
Phoenix, AZ
(602) 274-1100

Country Bank
Prescott, AZ
(928) 443-9595

Davison, Copple, Copple & Copple
Boise, Idaho
(208) 342-3658

First Appraisal Services
Phoenix, Arizona
(602) 264-0011

City of Glendale
Glendale, Arizona
(623) 930-3652

Irvine Van Riper, P.A.
Phoenix, Arizona
(602) 230-8080

Maricopa County Fiduciary's Office
Phoenix, Arizona
(602) 506-7407

City of Prescott
Mark Nietupski
Construction Services Manager - Public
Works Department
Prescott, Arizona
(928) 777-1130

Town of Prescott Valley
Nils Gustavson, Capital Projects Coordinator
Prescott Valley, Arizona
(928) 759-3079

Range West Appraisal
Phoenix, Arizona
(602) 870-0108

Renaud Cook & Drury, P.A.
Phoenix, Arizona
(602) 307-9900

Wells Fargo Bank
Phoenix, Arizona
(602) 338-2278

Martin R. White & Associates
Mesa, Arizona
(480) 820-1614

Zeitlin & Zeitlin, P.C.
Phoenix, Arizona
(602) 648-5222

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